



Baseline Environmental Assessment Submittal Form

This form is for submittal of a Baseline Environmental Assessment (BEA), as defined by Part 201, Environmental Remediation and Part 213, Leaking Underground Storage Tanks, of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended, for the purpose of establishing an exemption to liability pursuant to Section 20126(1)(c) and Section 21323a(1)(b) for a new owner or operator of property that is a facility as defined by Section 20101(1)(s) or Property as defined by Section 21303(d). The BEA report must be conducted either prior to or within 45 days after becoming the owner or operator, whichever is earliest. This form and the BEA report must be submitted within 6 months of becoming the owner or operator whichever is earliest. A separate BEA is required for each legal entity that is or will be a new owner or operator of the property. To maintain the exemption to liability, the owner and operator must also disclose the BEA to any subsequent purchaser or transferee before conveying interest in the property pursuant to Section 20126(1)(c) and Section 21323a(1)(b). An owner or operator of a facility or Property also has due care obligations under Section 20107a and Section 21304c with respect to any existing contamination to prevent unacceptable exposure; prevent exacerbation; take reasonable precautions; provide reasonable cooperation, assistance, and access to authorized persons taking response activities at the property; comply with land use restrictions associated with response activities; and not impede the effectiveness of response activities implemented at the property. Documentation of due care evaluations and response activities need to be available, but not submitted, to the DEQ within 8 months of becoming the owner or operator of a facility.

Section A: Legal Entity Information

Name of legal entity that will own or operate the property:	Contact for BEA questions if different from submitter Name & Title:
Address:	Company:
City: State: Zip:	Address:
Contact person (Name & Title):	City: State: Zip:
Telephone: E-Mail:	Telephone: E-Mail:

Section B: Property Information

Street Address of Property:	County:
City: State: Zip:	City/Village/Township:
Property Tax ID (include all applicable IDs):	Town: Range: Section:
Address according to tax records, if different than above (include all applicable addresses):	Quarter: Quarter-Quarter:
City: State: Zip:	Decimal Degrees Latitude:
Status of submitter relative to the property (check all that apply):	Decimal Degrees Longitude:
Former Current Prospective	Reference point for latitude and longitude:
Owner <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	Center of site <input type="checkbox"/> Main/front door <input type="checkbox"/>
Operator <input type="checkbox"/> <input type="checkbox"/> <input type="checkbox"/>	Front gate/main entrance <input type="checkbox"/> Other <input type="checkbox"/>
	Collection method:
	Survey <input type="checkbox"/> GPS <input type="checkbox"/> Interpolation <input type="checkbox"/>

Section C: Source of contamination at the property (check all that are known to apply):

Facility regulated under Part 201, other source, or source unknown	<input type="checkbox"/>
Part 201 Site ID, if known:	
Leaking Underground Storage Tank regulated pursuant to Part 213	<input type="checkbox"/>
Part 211/213. Facility ID, if known:	
Oil or gas production and development regulated pursuant to Part 615 or 625	<input type="checkbox"/>
Licensed landfill regulated pursuant to Part 115	<input type="checkbox"/>
Licensed hazardous waste treatment, storage, or disposal facility regulated pursuant to Part 111	<input type="checkbox"/>

Section D: Applicable Dates (provide date for all that are relevant):

MM/DD/YYYY

Date All Appropriate Inquiry (AAI) Report or Phase I Environmental Assessment Report completed:
Date Baseline Environmental Assessment Report conducted:
Date submitter first became the owner:
Date submitter first became the operator (if prior to ownership):
Anticipated date of becoming the owner for prospective owners:
Anticipated date of becoming the operator for prospective operators:
If former owner or operator of this property, prior dates of being the owner or operator:

Section E: Check the appropriate response to each of the following questions:**YES NO**

- | | | |
|--|--------------------------|--------------------------|
| 1. Is the property at which the BEA was conducted a "facility" as defined by Section 20101(1)(s) or a Property as defined by Section 21303(d)? | <input type="checkbox"/> | <input type="checkbox"/> |
| 2. Is the All Appropriate Inquiry (AAI) compliant with 40 CFR 312, or is the Phase I Environmental Assessment compliant with ASTM E1527-05? | <input type="checkbox"/> | <input type="checkbox"/> |
| 3. Was the BEA, including the AAI and sampling, conducted either prior to or within 45 days of the date of becoming the owner, operator, or of foreclosure, whichever is earliest.? | <input type="checkbox"/> | <input type="checkbox"/> |
| 4. Is this BEA being submitted to the department within 6 months of the submitter first becoming the owner or operator, or foreclosing? | <input type="checkbox"/> | <input type="checkbox"/> |
| 5. Does the BEA provide sufficient rationale to demonstrate that the data are reliable and relevant to define conditions at the property at the time of purchase, occupancy, or foreclosure, even if the BEA relies on studies of data prepared by others or conducted for other purposes? | <input type="checkbox"/> | <input type="checkbox"/> |
| 6. Does this BEA contain the legal description of the property addressed by the BEA? | <input type="checkbox"/> | <input type="checkbox"/> |
| 7. Does this BEA contain the environmental analytical results, a scaled map showing the sample locations, and the basis for the determination that the property is a facility as defined by Section 20101(1)(s) or the basis for the determination that the property is a Property as defined by Section 21303(d)? | <input type="checkbox"/> | <input type="checkbox"/> |

Section F: Environmental Consultant Signature:

I certify to the best of my knowledge and belief, that this BEA and all related materials are true, accurate, and complete. I certify that an All Appropriate Inquiry (AAI) was conducted in conformance with the scope and limitations of the All Appropriate Inquiry Rule, 40 CFR 312 or a Phase I Environmental Site Assessment (Phase I) in conformance with the scope and limitations of the ASTM E1527-05. I certify that the property is a facility as defined by Section 20101(1)(s) or a Property as defined by Section 21303(d) and have provided the sampling and analyses that support that determination. I certify that any exceptions to, or deletions from, the All Appropriate Inquiry Rule or ASTM E1527-05 are described in Section 1 of the BEA report.

Signature: _____ Date: _____

Printed Name: _____

Company: _____

Mailing Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ E-Mail: _____

Section G: Legal Entity Signature:

With my signature below, I certify that to the best of my knowledge and belief, this BEA and all related materials are true, accurate, and complete.

Signature: _____ Date: _____

(Person legally authorized to bind the legal entity)

Printed Name: _____

Title and Relationship of signatory to submitter: _____

Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ E-Mail: _____

Submit the BEA report and this form to the DEQ District Office for the county in which the property is located.
A district map is located at www.michigan.gov/bea or www.michigan.gov/deqrrd.

CONTENTS OF BEA REPORT

1. Introduction and Discussion:
 - a. Owner/operator information (name, address, etc.).
 - b. Intended use of property (i.e., residential, institutional, industrial, gas station, commercial, etc.).
 - c. Executive summary of All Appropriate Inquiry (AAI) if available or a short summary of the findings and opinions of the AAI and the conditions indicative of releases or threatened releases of hazardous substances; or recognized environmental conditions identified in a Phase I Environmental Assessment.
 - d. Any exceptions to, or deletions from, the All Appropriate Inquiry Rule 40 CFR 312 or ASTM E1527-05.
 - e. Discussion of data gaps identified in the AAI or Phase I and how they affect this BEA.
 - f. Discussion of the sampling completed, including the purpose and methods. If the data was not collected by the submitter or environmental professional, the demonstration that the data are reliable and relevant to define the conditions at the property.
 - g. The general location(s) of the known contamination on the property including the environmental media affected.
 - h. The basis for the conclusion that the property is a facility and/or a Property.
2. Property Information
 - a. Legal description of property.
 - b. Survey map(s) (not aerial photos) accurately depicting the property boundaries, property tax ID(s), and, if applicable, parcel boundaries. If a legal description simply references a lot or plat, include a copy of the subdivision plat showing this property. A legal boundary survey by a licensed surveyor is required if the property covered by the BEA is greater or less than the legal property description(s). A legal survey is highly recommended when the property description is complex, has recently changed, multiple parcels are included in one BEA, or other situations where the exact property the BEA covers may be an issue when relying on the BEA for liability protection in the future.
 - c. Scaled site map(s) with site structures, sample locations and depths, and detected contaminant concentrations.
 - d. Scaled area map showing property in relation to surrounding area (such as topographic or aerial maps).
 - e. Property location: Street/City/State/Zip.
 - f. Spatial data required on form: County; City/Village/Township that is the governmental unit with jurisdiction; Town, Range, Section, Quarter and Quarter-Quarter Section; latitude and longitude coordinates including the information on how those were obtained.
3. Facility Status
 - a. Table listing the hazardous substances, CAS Number, concentrations, sample location(s) and depths, and media affected, that are known to exceed residential criteria at the property.
 - b. Laboratory analytical data sheets and chain-of-custody documents.
4. Identification of the author of the BEA
 - a. Name, qualifications as an environmental professional, company, contact information, etc.
5. All Appropriate Inquiry Report or ASTM Phase I Environmental Site Assessment
 - a. The report must consider hazardous substances as defined by Section 20101(1)(y) and/or regulated substances as defined by Section 21303(g).
6. References (other than those already included in the AAI or Phase I Environmental Assessment).

Please note that for submittal to the DEQ, it is not necessary to re-copy entire DEQ files that already exist in the district offices unless it is part of the AAI or Phase I document. Copying of pertinent information and a reference to the location of the complete information in the DEQ file is acceptable. Example: include data tables in the BEA and provide the file name, report, and date of the supporting analytical report if it is known to be in the DEQ file.